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4.11 PUBLIC SERVICES AND UTILITIES

INTRODUCTION

This section discusses impacts of project changes on service standards due to increased demands for police, fire, water, wastewater treatment and disposal, and solid waste disposal. It also discusses impacts on service standards resulting from disruption of such services or increases in response times due to the project. To provide a context for these analyses, the setting section provides information on current levels of service for the project area. The setting section also provides a summary of the General Plan policies for the City of Lodi, the City of Stockton and the County of San Joaquin provision of services.

IMPACTS EVALUATED IN OTHER SECTIONS

The following issues are related to the Public Services and Utilities Section but are evaluated in other sections of this document:

- Section 4.6, Transportation, evaluates the impact of construction traffic on bikeways and bicycle travel, and traffic control requirements and emergency vehicle access
- Section 4.8, Noise, evaluates the construction noise impacts on public facilities.

AFFECTED ENVIRONMENT (SETTING)

Public Services

Police

City of Lodi

The City of Lodi Police Department will provide Law enforcement services for the project area, with backup from the San Joaquin County Sheriff's Department. The City police station is located at 230 W. Elm Street, approximately eight miles from the project site. The Police department currently has a total of 112 employees, which includes 77 sworn officers and 35 civilian employees. The department recently hired 6 new officers and does not anticipate additional hires in the near future. Based on a population of approximately 55,000 the current level of service is one sworn officer per 714 residents. The department operates with three 10-hour shifts with one officer per vehicle. There is a minimum of four officers on duty at all times. Average response time within the city limits was not available at the time of this report (personal communication, Betsy Gandy, Lodi Police Department, December 1999).

County of San Joaquin

County of San Joaquin Sheriff Department patrol for this area operates out of the main station located in French Camp. The project site is located within the Sheriff's department Northwest County Service area, which includes the area north of Eight Mile Road and west of SR 99.

The sports complex will also provide security personnel on site during large sporting events.

Fire Services

Delta and Woodbridge Fire Protection Districts

The project is located within the jurisdiction of the Delta Fire Protection District, which is managed by the Woodbridge Fire Protection District. The nearest station is located at the intersection of Thornton Road and Highway 12. Due to its close proximity to the project site, this station provides first response if equipment and personnel are available. The Delta Fire Protection District has 3 line personnel and 17 volunteers. They operate with 24-hour shifts and have an average Code 3 response time of 2 minutes (personal communication, Darren Downey, Delta Fire Protection District).

Woodbridge Fire Protection District Station #72, located at the intersection of Armstrong Road and West Lane, and will provide management and assistance to the Delta Fire Protection District for emergencies to the project site. Station #72 is staffed by 2 line-personnel. They operate three 24-hour shifts and have an estimated response time to the project site of 6 minutes. The current ISO rating is Class 5 in Woodbridge and Class 8 in the outlying areas (personal communication Brett Haring, Woodbridge Fire Protection District, 12/15/99).

City of Lodi Fire Department

The project area is also served by the City of Lodi Fire Station #3, which is located on South Ham Lane, approximately seven miles from the project site, through a mutual aid agreement with the Delta Fire Protection District. Estimated response time from Station #3 to the project site is approximately 10 minutes. Because of this long response time, emergency services are primarily provided by the Woodbridge and Delta Fire Protection Districts, but are augmented when needed, through the Master Mutual Aid Agreement the City has with these districts (personal communication, Verne Person, Lodi Fire Department). A new station, Station #4 is under construction at 180 North Lower Sacramento Road, which is approximately 5 miles northeast of the project site. As of December 2001, Station #4 will house one fire engine and additional reserve equipment and is staffed by three firefighters.

The City of Lodi Fire Department currently operates with 48 paid employees on three 24-hour shifts. The present Insurance Service Office (ISO) rating is Class 3 (personal communication, Linda Hoover, City of Lodi Fire Department, 12/15/99). A Class 3 rating indicates that the City of Lodi Fire Department is strategically placed throughout the City, and has more than adequate personnel, equipment, and expertise to serve the current population.

Public Utilities

Water

The City of Lodi owns and operates the water system within the city limits. The water supply for the city is provided entirely by groundwater. Historically, the water table has been declining over time with increased development in the basin. The groundwater aquifers provide adequate water supply to the City's wells but there is some uncertainty concerning the limits on the aquifers' ability to supply adequate water for future development. Thompson-Hysell Engineers prepared a report on the local wells and aquifer capacity. Based on this report, the aquifer is capable of supplying more than adequate supply to the project for domestic use (Thompson-Hysell Engineers, 2001). It may also be feasible to obtain water from the City of Stockton's water supply south of the project area through annexation of the project site (Doug Jones, City of Stockton, 2000), but based on the Thompson-Hysell Engineers well report, this may not be necessary.

Domestic water will be provided by development of an onsite well, water storage tank, booster pumps, and distribution lines. This well will require regular testing to assure that the quality is maintained to meet the standards set by the County of San Joaquin County Environmental Health Division. However, water from the aquifer may need to be treated to remove manganese through the use of pressure filters, as test samples from nearby wells show manganese levels in excess of the maximum contamination level (Thompson-Hysell Engineers, 2001). In addition, treatment to lower total dissolved solids (TDS) may be necessary as samples taken from nearby wells show TDS levels higher than recommended, but below the maximum contamination level (Thompson-Hysell Engineers, 2001). These treatments can be developed as part of the water supply system. Onsite wells can provide more than adequate water supply to the complex, alleviating the need to obtain an outside source.

Wastewater

The City of Lodi owns and operates the wastewater collection system within its corporate limits. It also owns the treatment facilities at the White Slough Water Pollution Control Facility (WSWPCF). Wastewater service will be provided to the site through a connection to the WSWPCF. The design capacity of the facility is 8.5 million gallons per day (mgd). It currently operates at 6.3 mgd and is permitted to process 7.0 mgd. The City is currently in the processes of updating its

Wastewater Disposal Master Plan. WSWPCF processes both domestic and industrial wastewater. The domestic portion of the flow is treated in an activated sludge system. Effluent from both systems is reclaimed by irrigation on adjacent City-owned agricultural land (including the proposed project site). Storage ponds for winter industrial flows are used when conditions are too wet for land disposal. Domestic effluent is discharged to the Delta at times when irrigation needs have been met and during non-irrigation seasons.

Wastewater service will be provided to the project by extending sewer lines to the existing trunk line, which traverses the property. No septic tanks will be used on the project site.

Irrigation

Irrigation for the project fields will be provided by tertiary treated effluent from the White Slough Water Pollution Control Facility (WSWPCF). Fields and landscaping will be irrigated by sprinkler systems, which will be installed as part of the project. The treated effluent will be stored in a 1.5 million gallon storage tank at the WSWPCF facility (Quad. 1995). The City is currently in the process of updating its discharge permit, but the State of California wants to limit discharges (especially during the summer) into waters entering the Delta, such as White Slough. A criteria has been established which states that the project must meet the City's need and state requirements to limit discharges.

Solid Waste

San Joaquin County adopted the Integrated Solid Waste Management Summary Plan and Countywide Siting Element in April of 1996. This plan summarizes the Source Reduction and Recycling Elements, the Household Hazardous waste Elements, and the Nondisposal Facility Elements of the incorporated and unincorporated areas of San Joaquin County.

Solid waste generated by the project will be collected by Central Valley Waste and transported to the North County Landfill. The landfill is a Class III facility owned/operated by San Joaquin County. It is located east of the City of Lodi. It receives waste primarily from the North County Area. The average daily tonnage accepted by the landfill is 350,000 tons/day. It is currently permitted to accept 825,000 tons/day. The Central Landfill does not accept hazardous or infectious waste. Current projections are that the landfill has a life expectancy of 35 years (personal communication West Johnson, North County Landfill and Pedro Gomez, Central Valley Waste Services, 2000).

Materials, which can be recycled or composted, are removed from the waste stream and in accordance with an agreement with the County, are transported to the North County Recycling Center and Sanitary Landfill for disposal.

Public Services and Utilities Goals, Objectives, and Policies

Table 4.11-1 identifies goals, objectives, and policies for public services and utilities, which provide guidance in relation to project activities. The table also indicates which criteria in the Public Services and Utilities Section are responsive to each set of policies.

Table 4.11-1

General Plan Goals, Objectives and Policies - Public Services and Utilities

Adopted Plan Document	Document Section	Document Numeric Reference	Policy	Relevant Evaluation Criteria[1]
San Joaquin County General Plan 2010	Wastewater Treatment	Policy 1	Expansion of urban communities shall be limited to areas where community wastewater treatment systems can be provided.	1
San Joaquin County General Plan 2010	Water Supply	Policy 1	The availability of a long-term, reliable potable water supply shall be a primary determinant in the planning of areas for growth. For commercial recreational areas a public water system is required to serve the entire planned area	1
San Joaquin County General Plan 2010	Water Supply	Policy 3	Public water systems shall be provided by an existing public or quasi-public agency, or by a new district if no public agency in the urban community or other area planned for a public system is empowered to provide water supply services.	1
San Joaquin County General Plan 2010	Water Supply	Policy 5	The need for water system improvement shall be reduced by encouraging new development to incorporate water conservation measures into their projects.	1
San Joaquin County General Plan 2010	Resources-Water Resource Management	Policy 8 and 9	The County shall encourage water conservation and wastewater reclamation.	1
San Joaquin County General Plan 2010	Resources-Management of Water Resources	Policy e	All new water systems shall be metered.	1

Table 4.11-1

General Plan Goals, Objectives and Policies - Public Services and Utilities

Adopted Plan Document	Document Section	Document Numeric Reference	Policy	Relevant Evaluation Criteria[1]
San Joaquin County General Plan 2010	Water Supply	Policy 6	Water supplies serving new development shall meet State water quality standards. If necessary, water shall be treated to meet these standards.	1
San Joaquin County General Plan 2010	Solid Waste Disposal	Policy 7	All development shall be consistent with the County's Waste Management Plans.	1
San Joaquin County General Plan 2010	Fire Safety and Law Enforcement	Policy 2	New development shall have water systems which meet County fire flow requirements or shall provide adequate on-site water storage, as determined by the County Fire Warden or by the local fire district having jurisdiction. If the district has a fire prevention bureau.	1
San Joaquin County General Plan 2010	Fire Safety and Law Enforcement	Policy 4	The fire station locations shall be planned to achieve a maximum run time of 3 minutes or 1.5 miles in urban areas and 6 minutes or 4.0 miles in rural areas.	1
San Joaquin County General Plan 2010	Emergency Preparedness	Policy 6	Paramedic units should be located to meet a maximum response time of ten (10) minutes in urban areas an fifteen (15) minutes in rural areas.	1
City of Lodi General Plan	Section 9 Health and Safety Element	Goal C Policy 6	The City shall endeavor to at least maintain the existing overall fire insurance (ISO) rating of three.	1
City of Lodi General Plan	Section 9 Health and Safety Element	Goal C Policy 7	The City shall endeavor through adequate staffing and station locations to maintain the minimum feasible response time for fire and emergency calls. The goal for travel time by the fire department in responding to an emergency shall be 3 minutes. As areas are developed beyond the 3-minute standard, additional fire stations, capital equipment, and personnel shall be provided or alternative fire protection measures shall be required.	1

Table 4.11-1

General Plan Goals, Objectives and Policies - Public Services and Utilities

Adopted Plan Document	Document Section	Document Numeric Reference	Policy	Relevant Evaluation Criteria[1]
City of Lodi General Plan	Section 9 Health and Safety Element	Goal C Policy 8	The City shall endeavor to maintain a firefighting staff level consistent with the provision of three-person companies and a 3-minute emergency travel time. The City shall translate this ration to land use equivalents to correspond to the City's fee ordinance.	1
City of Lodi General Plan	Section 9 Health and Safety Element	Goal D Policy 5	The City shall endeavor through adequate staffing and patrol arrangements to maintain the minimum feasible police response times for police calls. The goal for average response time for emergency call shall be 3 minutes and no longer than 40 minutes for non-emergency calls.	1
City of Stockton General Plan	Emergency and Disaster Planning	Goal 1 Policy 4	Maintain water supply requirements for fire fighting needs in accordance with the Insurance Services Office "Guide for Determination of Required Fire Flow"	1
City of Stockton General Plan	Public Facilities and Services Goals and Policies	Goal 1 Policy 2	Capital improvements and facility needs generated by new development shall be financed by new development. The existing community should not be burdened by increased taxes and fees or by lowered service levels to accommodate the needs created by new development. Exceptions to this policy may be considered in an effort to encourage affordable housing.	1
City of Stockton General Plan	Public Facilities and Services Goals and Policies	Goal 1 Policy 5	Development proposals shall be reviewed for their impacts on various infrastructure components and should be required to provide appropriate mitigation measures if development reduces service levels.	1 & 2
City of Stockton General Plan	Public Facilities and Services Goals and Policies	Goal 1 Policy 6	Require recycling programs which reduce demand for solid waste disposal capacity.	1
City of Stockton General Plan	Water Facilities	Goal 1 Policy 6	Develop facilities for wastewater reclamation and reuse.	1

Table 4.11-1

General Plan Goals, Objectives and Policies - Public Services and Utilities

Adopted Plan Document	Document Section	Document Numeric Reference	Policy	Relevant Evaluation Criteria[1]
City of Stockton General Plan	Water Facilities	Goal 1 Policy 7	Encourage and support water conservation measures by all City water users.	1

Source: Parsons, 2001

Note: 1. The evaluation criteria are in Table 4.11-2.

EVALUATION CRITERIA WITH POINTS OF SIGNIFICANCE

Table 4.11-2

Evaluation Criteria with Point of Significance - Public Services and Utilities

Evaluation Criteria	As Measured by	Point of Significance	Justification
1. Will the Project increase demand for police, fire, water, wastewater treatment and disposal or solid waste removal to such a degree that accepted service standards are not maintained?	Ratio of service personnel or facilities to population; ratio of park acreage to population	Greater than 0 change in the ratio	City of Lodi General Plan, San Joaquin County General Plan
2. Will Project construction disrupt police, fire, schools, water, wastewater treatment and disposal, or solid waste removal to such a degree that accepted service standards are not maintained?	Change in response times or distance away from project construction	Greater than 0 change in the ratio, or within 500 feet of construction	City of Lodi General Plan, San Joaquin County General Plan

Source: Parsons 2001

METHODOLOGY

In December of 1999 and January 2000 Parsons staff contacted each public service and utility provider regarding the types and levels of service provided and the potential impacts that the project might have.

ENVIRONMENTAL CONSEQUENCES IMPACTS AND RECOMMENDED MITIGATION

Table 4.11-3

Public Services and Utilities Impacts

Evaluation Criteria	As Measured by	Point of Significance	Impact	Type of Impact[1]	Level of Significance[2]
1. Will the Project increase demand for police, fire, water, wastewater treatment and disposal or solid waste removal to such a degree that accepted service standards are not maintained?	Ratio of service personnel or facilities to population.	Greater than 0 change in the ratio	Medium to High	P	⊙
2. Will project construction disrupt police, fire, water, wastewater treatment and disposal, or solid waste removal to such a degree that accepted service standards are not maintained?	Change in response times or distance away from project construction	Greater than 0 change in the ratio, or within 500 feet of construction	Low	C	❍

Source: Parsons, 2001

1. C: Construction P: Permanent
2. Level of Significance Codes

-- Not applicable

== No impact

● Significant impact before and after mitigation

⊙ Significant impact; less than significant after mitigation

❍ Less than significant impact; no mitigation proposed

Impact: 4.11-1 Will the Project increase demand for police, fire, water, wastewater treatment and disposal, or solid waste removal to such a degree that accepted service standards are not maintained?

Fire Protection:

Analysis: *Significant; Project, Alternate Site, and Sports Use Only Alternatives No Impact; No Project*

The No Project Alternative would not result in any changes to existing public services and facilities.

Goal C Policy 7 of the City's General Plan states "The City shall endeavor through adequate staffing and station locations to maintain the minimum feasible response time for fire and emergency calls. The goal for travel time by the fire department in responding to an emergency shall be 3 minutes. As areas are developed beyond the 3-minute standard, additional fire stations, capital equipment, and personnel shall be provided or alternative fire protection measures shall be required.

Although the project site is within the jurisdiction of the Delta Fire Protection District, the project property has been annexed by the City of Lodi because wastewater disposal is not permitted in the County. Therefore, the Lodi Fire Department may seek to annex jurisdiction of the site through an agreement with the Delta Fire Protection District.

The project's location will make it difficult for the City of Lodi's Fire Department stations to meet the service standards outlined in the City's General Plan. If services are provided by the City, a new fire/police substation shall be constructed near the site in order to achieve efficient response time by the Lodi Fire Department. With existing staff and equipment the response time for both fire and medical emergencies to the project site by the Woodbridge Fire Protection District is approximately 10 minutes. The Delta Fire Protection District is under the jurisdiction of the Woodbridge Fire Protection District and has an acceptable response time of two minutes. Therefore, the Delta Fire Protection District will be the secondary support service provider for the project when additional support is needed beyond the services of the Lodi Fire Department. The Lodi Fire Department would provide first response with one engine and four firefighters, and when needed, the Woodbridge and Delta Fire Districts will provide personnel and equipment assistance through the existing Mutual Aid Agreement.

According to the San Joaquin Fire Prevention Bureau and Lodi Fire Department, the project would require a combination fire/police substation, a fire engine with four personnel, supplemental equipment such as tools, radios, etc., and possibly an ambulance. In addition to the fire engine at the substation and backup from surrounding fire stations, the City's existing truck company can also respond as needed. The new substation would need to be strategically located and able to accommodate the fire engine, personnel, and house administrative, kitchen, training and equipment storage areas. Since the cost for administrative overhead has already been capitalized, no additional administrative personnel are needed and this project would result in the need for only four additional firefighters per shift for a total of 12 firefighters.

As the primary service provider, the Lodi Fire Department would conduct building fire code inspections and routine operational inspections. In addition to the existing mutual aid agreement, the Lodi Fire Department

would enter into an automatic aid agreement with the Woodbridge Fire Protection District to be automatically called to the scene of an emergency (personal communication Steven Raddigan, Lodi Fire Department, 10/31/00).

Emergency medical service will be located onsite for facility users. Severe medical emergencies will be treated at Lodi Memorial Hospital or San Joaquin County General Hospital in Stockton with ambulance service by American Medical Response or A-1 Ambulance. In addition, the City Fire Department and District are equipped with emergency medical technicians (EMTs) and have trained personnel.

The project structures will be equipped with 2,000 gallon per minute sprinkler systems according the requirements of the Uniform Building Code and Uniform Fire Code, and hydrants will be placed throughout the property at 450-foot intervals with a storage tank capacity totaling 480,000 gallons and equipped with backup power and pump systems. In addition, sprinklers and alarm systems will be periodically monitored to ensure proper condition. A fire lane will be properly marked and the access to and from the complex will conform to the 20-foot wide by 13.5-foot clearance required for firefighting equipment. To properly access the site, a helicopter landing zone is required for air ambulance service.

To maintain service at an acceptable level, the Lodi Fire Department shall obtain additional fire personnel, equipment, and training to properly serve the proposed project. Fire facility fees would be generated by the construction of the sports complex structures. Using the existing square footage calculations for the structures, the Lodi Fire Department may collect approximately $602,000. These funds would help offset costs for new fire facilities, but would not mitigate for the lack of staff, which relies on tax revenues. Since the complex is located within the City of Lodi, tax revenue generated by the project would benefit the Lodi Fire Department.

The alternate site is located just outside of the Manteca primary service area, and therefore would result in lower service levels at the project site as compared to lands within the primary service area. Services provided by the Manteca-Lathrop Rural County Fire District and City Fire Department would need to be extended or augmented through additional personnel, equipment, and funding.

Mitigation: **4.11-1 Demand for Public Services and Utilities**

The property may be taken out of the jurisdiction of the Woodbridge and Delta Fire Protection Districts, allowing the City to assume the responsibility for fire service. Then the development fees and tax revenue generated by the sports complex collected by the City would fund the Lodi Fire Department, enabling them to hire additional personnel and obtain

additional equipment to adequately serve the site and maintain service levels through the fire/police substation. Construction of the new substation has estimated costs between $2,000,000 and $2,500,000. The new fire engine to be housed at the substation is estimated at $350,000. In addition to these initial costs, the salaries for the 12 firefighters and officers at the substation is estimated at $672,180 annually. Development fees will provide funding for the substation and fire engine, while annual tax revenues would provide funding for the firefighter and officer's salaries. The new substation would allow the City to provide adequate response times to the site at a lower cost than the Woodbridge/Delta Fire Protection District.

Similar staffing and funding is needed by the Manteca-Lathrop Rural Fire District and Manteca Fire Department to ensure adequate service at the alternate site. Without the procurement of staff, equipment, and training, the project's impacts on fire and emergency medical services will be considered significant and unavoidable. Since the site is located within the contiguous area of the City, development fees and tax revenues generated by the complex would directly fund the local fire district serving the site.

After Mitigation: *Less than Significant; All Alternatives*

Police Protection:

Analysis: *Significant; Project, Alternate Site, and Sports Use Only Alternatives*
No Impact; No Project

The No Project Alternative would not result in any changes to existing public services and facilities.

The project will have a significant impact upon the existing level of service provided by the Lodi Police Department and Manteca Police Departments, and the San Joaquin County Sheriff's Department. During large events, even with the private security provide by the sports center, the additional demand for law enforcement services will increase average response time above the general plan policy due to the distance of the project from police and sheriff stations. To maintain the required response time additional personnel and equipment will be required.

Mitigation: **4.11-1 Demand for Public Services and Utilities**

To provide adequate police protection to the proposed project, the Lodi Police Department will need to increase personnel and equipment. An additional 4 officers and one fully equipped staff car will be required as well as the establishment of a new beat which will patrol the project area, totaling $330,000 in funding (personal communication, Larry Hansen, Lodi Police Department, January 2000, and Ron Tobek, Lodi Police Department, June, 2001). The City may wish to secure monies from the general fund,

bonds, a specific financing plan, an assessment district, or through tax revenues generated by the complex for these improvements and reduce the impact to less than significant. Without the procurement of staff, equipment and facilities the projects impacts on police services will be considered significant and unavoidable.

After Mitigation: *Less than Significant*

Domestic Water

Analysis: *Significant; Project, Alternate Site, and Sports Use Only Alternatives No Impact; No Project*

The No Project Alternative would not result in any changes to existing public services and facilities.

Table 4.11-4 estimates the maximum number of gallons of water per day that would be consumed by the entire project on an average weekend. This estimate is based on the assumptions used for the Saturday Special Event (Scenario 2) in Section 4.6 - Transportation and Circulation. The estimate does not include water for irrigation, which would come from reclaimed water supplies; however it includes water that would be used for toilets. Therefore, there is a Subtotal containing all the water used, and a grand total showing only the amount of non-reclaimed water used, assuming toilets using reclaimed water consist of 28 percent of the water use.

As shown in Table 4.11-4 the total demand for water will be approximately 77,010 gal/day during a Saturday event, as established in Section 4.6 - Transportation and Circulation. Table 4.11-4 estimates water consumption for an average Saturday scenario that consists of a sold-out, inter-regional sporting event such as football, youth soccer games, basketball games/practices, and adult softball games. Not all facilities are included or used to capacity as seasonal or other use factors decrease the likelihood that all facilities would be used to capacity at all times. This scenario is used to estimate typical water usage during a large event in order to demonstrate demand on water service providers. Excluding the 28 percent reclaimed water (21,563 gallons) the demand for non-reclaimed water is 55,447 gallons per Saturday Special Event scenario. Construction of the project will include; a domestic water well, water storage tank, and distribution system as described in the project description. If the amount and quality of water generated by the proposed well is adequate to serve the project then this impact is less than significant. However, if it is not, then the applicant will be require to provide an additional wells to meet the demand of the project.

The City of Manteca relies entirely on groundwater to meet the community water demands. The current demand overdrafts the existing groundwater supply, which can result in degradation of local groundwater resources. The City is currently involved in the South County Surface Water Supply Project, which will provide treated surface water from the Stanislaus River to supplement existing water supplies. If the water project is authorized, supplemental water may be provided by late 2003. Therefore, water use by the sports complex would significantly impact local groundwater supplies until the South County Surface Water Supply Project is complete.

Table 4.11-4

Estimated Water Consumption of Project

Use	Size (sq. ft.)	Seating Capacity	Consumption Factor	Water Consumption Gallons/Day
Field House	175,000	5,000	3 Gal/Seat/Day	15,000
Central Office	130,000	--	2,750 Gal/Acre/Day	8,000
Medical Clinic	112,000	--	2,750 Gal/Acre/Day	7,000
Basketball Facilities	65,000	100	3 Gal/Seat/Day	300
Softball Complex	65 acres	270	3 Gal/Seat/Day	810
Soccer Fields	160 acres	300	3 Gal/Seat/Day	900
Retail Shopping Center	48,000 ft.^{2}	--	2,750 Gal/Acre/Day	3,000
Hotel	120,000 ft.^{2}	420 Double Rooms	50 Gal/Guest/Day	42,000
			Subtotal	**77,010 gal/day**
			Grand Total (Excluding 28% reclaimed water)	**55,447 gal/day**

Sources: Parsons, Fehr & Peers, City of Lodi Public Works, Metcalf & Eddy, Inc. Wastewater Engineering Treatment, Disposal, and Reuse, Third Edition.,

Mitigation: Prior to completion of the project facilities, the applicant shall provide proof of adequate water supply. The water supply will come from onsite wells. Prior to the design of any on-site facilities, a test well should be drilled to determine the characteristics of the aquifer in order to identify appropriate location and use. Well testing will consist of testing water within various zones of the aquifer. The zones with the best water quality should be selected, and will most likely occur along the southeastern limits of the project site to avoid areas of Delta influence. If the water does not meet acceptable manganese maximum contamination levels, pressure filters will

be installed to reduce concentrations to an acceptable level. In addition, the water system will include chlorination as a safety precaution due to the use of recycled water for irrigation on the project site. This impact would then be considered less than significant.

After Mitigation: *Less than Significant; All Alternatives*

Wastewater

Analysis: *Less than Significant; All Alternatives*

Table 4.11-5 estimates the maximum wastewater flow per day that the project would generate during a typical Saturday scenario as established in Section 4.6 - Transportation and Circulation. Table 4.11-5 estimates wastewater production for an average Saturday scenario that consists of a sold-out, inter-regional sporting event such as football, youth soccer games, basketball games/practices, and adult softball games. Not all facilities are included or used to capacity as seasonal or other use factors decrease the likelihood that all facilities would be used to capacity at all times. This scenario is used to estimate typical wastewater production during a large event in order to demonstrate demand on wastewater service providers. The estimate includes the reclaimed water that would be used for toilets.

Table 4.11-5

Level of Service Requirements Wastewater

Use	Size (sq. ft.)	Seating Capacity	Generation Factor	Wastewater Generation Gallons/Day
Field House	175,000 ft.^{2}	5,000	3 Gal/Seat/Day	15,000
Central Office	130,000 ft.^{2}	--	2,500 Gal/Acre/Day	7,000
Medical Clinic	112,000 ft.^{2}	--	2,500 Gal/Acre/Day	7,000
Basketball Facilities	65,000 ft.^{2}	100	3 Gal/Seat/Day	300
Softball Complex	65 acres	270	3 Gal/Seat/Day	810
Soccer Fields	135 acres	300	3 Gal/Seat/Day	900
Retail Shopping Center	48,000 ft.^{2}	--	2,500 Gal/Acre/Day	2,700
Hotel	120,000 ft.^{2}	420 Double Rooms	45 Gal/Guest/Day	37,800
			Total	**71,500**

Sources: Parsons, Fehr & Peers, City of Lodi Public Works, Metcalf & Eddy, Inc. Wastewater Engineering Treatment, Disposal, and Reuse, Third Edition.,

Table 4.11-5 shows that the project, during typical usage will generate approximately 71,500 gal/day of wastewater, including the reclaimed water used to operate facility toilets. Currently the WSWPCF is operating at 0.7 million gallons per day (mgd) below capacity. Furthermore, the WSWPCF has the capacity to process an additional 1.5 mgd above its current operation if permitted. The additional 71,500 gal/day generated by the project (during an average Saturday special event) will not require the facility to expand or operate below standards. This is less than 0.01 percent of the 7 mgd capacity and represents 50 residents over one year's residential growth per the General Plan. This impact is therefore considered less than significant.

The City of Manteca owns and operates the Sewage Treatment Plant upon which a portion of the alternative site is located. According to the Manteca Chamber of Commerce, the current capacity of the plant is 6.95 million gallons per day and the average flow is 5.3 million gallons per day. The project would add a (approximately 0.07 million gallons per day at maximum use). Treated water from the plant would irrigate the fields and landscaped areas of the project, thereby providing a use for treated water. Irrigation of the project facilities would use approximately 2.5 million gallons per day.

Mitigation: No mitigation is required.

Solid Waste

Analysis: *Less than Significant; All Alternatives*

The No Project Alternative would not result in any changes to existing public services and facilities.

Table 4.11-6 estimates the maximum number of pounds of solid waste per day that would be consumed by the entire project. This is a worst-case estimate, assuming that all of the facilities will be fully operational and occupied at the same time.

Table 4.11-6

Level of Service Requirements Solid Waste

Use	Size (sq. ft.)	Seating Capacity	Generation Factor	Solid Waste Generation Pounds/Day
Field House	320,000	5,000 - 6,000	3.12 lbs./1,000 square feet/Day	998
Central Stadium	120,000	4,000	3.12 lbs./1,000 square feet/Day	374
Training Center	12,000	--	3.12 lbs./1,000 square feet/Day	37
Central Office	130,000	--	1 lbs./1,000 square feet/Day	130
Medical Clinic	112,000	--	2,000 lbs./square feet/day	6,608
Aquatic Center	20,000	2,000 (+ football field seating)	3.12 lbs./1,000 square feet/Day	62
Basketball/ Volleyball Facilities	65,000	5,000	3.12 lbs./1,000 square feet/Day	203
Dormitory	60,000	200 four-person rooms and 10 to 15 double occupancy staff rooms	0.5 lbs./person/Day	410
Softball Complex	65 acres	--	3.12 lbs./1,000 square feet/Day	8,834
Soccer Fields	135 acres	5,000 in stadium	3.12 lbs./1,000 square feet/Day	18,347
Baseball Fields	17 acres	1,500 in stadium	3.12 lbs./1,000 square feet/Day	2,310
Hard Court Tennis Facility	25,000	--	3.12 lbs./1,000 square feet/Day	78
Maintenance Yard	10,000 ft.^{2}		3.12 lbs./1,000 square feet/Day	31
Retail Shopping Center	48,000 ft.^{2}	--	2.5 lbs./1,000 square feet/Day	120
Hotel	120,000 ft.^{2}	600 Double Rooms	2 lbs./room/Day	1,200
Ice Rink	75,000 ft.^{2} (two levels)	1,500	3.12 lbs./1,000 square feet/Day	234
RV Park	20 acres	100 hookups	3 lbs./hookup/Day	300

Use	Size (sq. ft.)	Seating Capacity	Generation Factor	Solid Waste Generation Pounds/Day
Parking	32+ acres			
Total				**40,276**

Sources: Parsons, California Integrated Waste Management Board, Waste Analysis Branch Waste Characteristics, 2000

Table 4.11-6 shows that the project at full capacity will generate approximately 40,276 pounds/day (20 tons/day) of solid waste. Some of this waste can be recycled or will be a product of landscape/field maintenance, which can be composted to further reduce the amount of solid waste entering the landfill. Currently the North County Landfill is operating at 475,000 tons per day below capacity. The additional 40,276 pounds/day generated by the project will not require the facility to expand or operate below standards. This impact is therefore considered less than significant.

Commercial and Industrial solid waste in Manteca would be collected by a waste collection company. Therefore, the sports complex would be served by a local franchise that will dispose of waste materials at their contracted landfill. This impact is considered less than significant.

Mitigation: No mitigation is required.

Impact 4.11-2 Will project construction disrupt police, fire, water, wastewater treatment and disposal, or solid waste removal to such a degree that accepted service standards are not maintained?

Analysis: *Less than Significant; All Alternatives*

The project and alternate site are in outlying areas and will not disrupt public services to such a degree that accepted service standards are not maintained. In addition, all construction impacts will be temporary. The applicant will obtain all necessary transportation permits from the appropriate city, county, and/or state agencies and follow standard traffic control procedures as dictated by those agencies. With acquisition of these permits and operation in accordance with the provisions dictated by the permitting agencies, this impact is considered less than significant.

Mitigation: No mitigation is required.

CUMULATIVE IMPACTS

Growing development causes an increase on demand and reduces service levels. However, new developments are required to financially support the additional services needed

through development fees and taxes. This increase in funding will allow the various service providers to maintain service levels and provide the community with adequate services. Therefore, any cumulative effects associated with the projects in the area are mitigated through City development fees.